

003.A

0003

0002.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised:

Total Card / Total Parcel

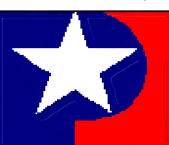
589,800 / 589,800

USE VALUE:

589,800 / 589,800

ASSESSED:

589,800 / 589,800



PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

No	Alt No	Direction/Street/City
55		MILTON ST, ARLINGTON

OWNERSHIP	Unit #:	2
Owner 1: MUGUNGA JEAN CLAUDE &		
Owner 2: SMOLOW JESSICA		
Owner 3:		

Street 1: 55 MILTON ST UNIT 2	
Street 2:	

Twn/City: ARLINGTON	
St/Prov: MA	Cntry:
Postal: 02474	Type:

PREVIOUS OWNER	
Owner 1: GASSETT BRENT J -	
Owner 2: MCKINNEY TERENCE -	
Street 1: 55 MILTON ST UNIT 2	
Twn/City: ARLINGTON	
St/Prov: MA	Cntry:
Postal: 02474	Type:

NARRATIVE DESCRIPTION	
This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1930, having primarily Aluminum Exterior and 1238 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 6 Rooms, and 2 Bdrms.	

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
		Census:		Exempt		
		Flood Haz:				
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	7548																

IN PROCESS APPRAISAL SUMMARY										Legal Description				User Acct			
Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value										250792		
102	0.000	586,300	3,500		589,800										GIS Ref		
															GIS Ref		
															Insp Date		
															05/15/18		

Total Card	0.000	586,300	3,500		589,800		Entered Lot Size				
Total Parcel	0.000	586,300	3,500		589,800		Total Land:				
Source:	Market Adj Cost		Total Value per SQ unit /Card:	476.41	/Parcel:	476.4	Land Unit Type:				

Source:	Market Adj Cost	Total Value per SQ unit /Card:	476.41	/Parcel:	476.4	

PREVIOUS ASSESSMENT										Parcel ID		USER DEFINED				
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value		Notes	Date	Prior Id # 1:	2838			
2020	102	FV	577,800	3500	.	581,300	581,300	581,300	Year End Roll		12/18/2019	Prior Id # 2:				
2019	102	FV	559,500	3500	.	563,000	563,000	563,000	Year End Roll		1/3/2019	Prior Id # 3:				
2018	102	FV	495,700	3500	.	499,200	499,200	499,200	Year End Roll		12/20/2017	Prior Id # 1:				
2017	102	FV	452,500	3500	.	456,000	456,000	456,000	Year End Roll		1/3/2017	Prior Id # 2:				
2016	102	FV	452,500	3500	.	456,000	456,000	456,000	Year End		1/4/2016	Prior Id # 3:				
2015	102	FV	398,800	3500	.	402,300	402,300	402,300	Year End Roll		12/11/2014	ASR Map:				
2014	102	FV	380,900	3500	.	384,400	384,400	384,400	Year End Roll		12/16/2013	Fact Dist:				
2013	102	FV	380,900	3500	.	384,400	384,400	384,400			12/13/2012	Reval Dist:				

PREVIOUS ASSESSMENT										Parcel ID		PRINT				
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value		Notes	Date	Date	Time			
2020	102	FV	577,800	3500	.	581,300	581,300	581,300	Year End Roll		12/18/2019	12/11/20	04:37:43			
2019	102	FV	559,500	3500	.	563,000	563,000	563,000	Year End Roll		1/3/2019					
2018	102	FV	495,700	3500	.	499,200	499,200	499,200	Year End Roll		12/20/2017					
2017	102	FV	452,500	3500	.	456,000	456,000	456,000	Year End Roll		1/3/2017					
2016	102	FV	452,500	3500	.	456,000	456,000	456,000	Year End		1/4/2016					
2015	102	FV	398,800	3500	.	402,300	402,300	402,300	Year End Roll		12/11/2014					
2014	102	FV	380,900	3500	.	384,400	384,400	384,400	Year End Roll		12/16/2013					
2013	102	FV	380,900	3500	.	384,400	384,400	384,400			12/13/2012					

PREVIOUS ASSESSMENT										Parcel ID		LAST REV				
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value		Notes	Date	Date	Time			
2020	102	FV	577,800	3500	.	581,300	581,300	581,300	Year End Roll		12/18/2019	06/18/19	15:02:57			
2019	102	FV	559,500	3500	.	563,000	563,000	563,000	Year End Roll		1/3/2019					
2018	102	FV	495,700	3500	.	499,200	499,200	499,200	Year End Roll		12/20/2017					
2017	102	FV	452,500	3500	.	456,000	456,000	456,000	Year End Roll		1/3/2017					
2016	102	FV	452,500	3500	.	456,000	456,000	456,000	Year End		1/4/2016					
2015	102	FV	398,800	3500	.	402,300	402,300	402,300	Year End Roll		12/11/2014					
2014	102	FV	380,900	3500	.	384,400	384,400	384,400	Year End Roll		12/16/2013					
2013	102	FV	380,900	3500	.	384,400	384,400	384,400			12/13/2012					

PREVIOUS ASSESSMENT										Parcel ID		ASR Map:			
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value		Notes	Date	Date	Time		
2020	102	FV	577,800	3500	.	581,300	581,300	581,300	Year End Roll						

